

IN RE: PETITION FOR ADMINIS. VARIANCE * BEFORE THE
N/S Oakland Road, approx. 940'N *
of the c/l of Oakland Road * DEPUTY ZONING COMMISSIONER
(1918 Oakland Road) *
6th Election District * OF BALTIMORE COUNTY
3rd Councilmanic District *
Case No. 99-46-A
Richard A. Marconi, et ux *
Petitioners *

* * * * *

FINDINGS OF FACT AND CONCLUSIONS OF LAW

This matter comes before the Deputy Zoning Commissioner for consideration of a Petition for Administrative Variance filed by the owners of the subject property, Richard A. and Loretta F. Marconi. The Petitioners seek relief from Section 400.2 of the Baltimore County Zoning Regulations (B.C.Z.R.) to permit an accessory structure height of 26 feet in lieu of the maximum permitted 15 feet for a proposed 35' x 42' x 26' outbuilding. The subject property and relief sought are more particularly described on the site plan submitted which was accepted and marked into evidence as Petitioner's Exhibit 1.

The Petitioners have filed the supporting affidavits as required by Section 26-127 (b)(1) of the Baltimore County Code. The subject property having been posted and there being no requests for a public hearing, a decision shall be rendered based upon the documentation contained within the case file. Based upon the information available, there is no evidence in the file to indicate that the requested variances would adversely affect the health, safety or general welfare of the surrounding community and should therefore be granted. In the opinion of the Deputy Zoning Commissioner, the information, pictures, and affidavits submitted provide sufficient facts that comply with the requirements of Section 307.1 of the

ORDER RECEIVED FOR FILING

Date

By


B.C.Z.R. Furthermore, strict compliance with the B.C.Z.R. would result in practical difficulty and/or unreasonable hardship upon the Petitioners.

Pursuant to the posting of the property and the provisions of both the Baltimore County Code and the B.C.Z.R. having been met, and for the reasons set forth above, the relief requested should be granted.

THEREFORE, IT IS ORDERED by the Deputy Zoning Commissioner for Baltimore County this 26th day of August, 1998 that the Petition for Administrative Variance seeking relief from Section 400.2 of the Baltimore County Zoning Regulations (B.C.Z.R.) to permit an accessory structure height of 26 feet in lieu of the maximum permitted 15 feet for a proposed 35' x 42' x 26' outbuilding, in accordance with Petitioner's Exhibit 1, be and is hereby GRANTED, subject to the following restrictions:

- 1) The Petitioners may apply for their building permit and be granted same upon receipt of this Order; however, Petitioners are hereby made aware that proceeding at this time is at their own risk until the 30-day appeal period from the date of this Order has expired. If an appeal is filed and this Order is reversed, the relief granted herein shall be rescinded.
- 2) The Petitioners shall not allow or cause the accessory structure to be converted to a second dwelling unit and/or apartments. The proposed outbuilding shall contain no living or sleeping quarters, and no kitchen or bathroom facilities.
- 3) When applying for a building permit, the site plan filed must reference this case and set forth and address the restrictions of this Order.

TMK:bjs


TIMOTHY M. KOTROCO
Deputy Zoning Commissioner
for Baltimore County

ORDER RECEIVED FOR FILING
8/26/98
10:15
11



Baltimore County
Zoning Commissioner
Office of Planning

Suite 405, County Courts Bldg.
401 Bosley Avenue
Towson, Maryland 21204
410-887-4386

August 26, 1998

Mr. & Mrs. Richard A. Marconi
1918 Oakland Road
Freeland, Maryland 21053

RE: PETITION FOR ADMINISTRATIVE VARIANCE
N/S Oakland Road, approx. 940'N of the c/l of Oakland Road
(1918 Oakland Road)
6th Election District - 3rd Councilmanic District
Richard A. Marconi, et ux - Petitioners
Case No. 99-46-A

Dear Mr. & Mrs. Marconi:

Enclosed please find a copy of the decision rendered in the above-captioned matter. The Petition for Administrative Variance has been granted in accordance with the attached Order.

In the event any party finds the decision rendered is unfavorable, any party may file an appeal to the County Board of Appeals within thirty (30) days of the date of this Order. For further information on filing an appeal, please contact the Permits and Development Management Office at 887-3391.

Very truly yours,

A handwritten signature in dark ink, appearing to read "Timothy Kotroco", is written over the typed name.

TIMOTHY M. KOTROCO
Deputy Zoning Commissioner
for Baltimore County

TMK:bjs

cc: People's Counsel

File



Petition for Administrative Variance

to the Zoning Commissioner of Baltimore County

for the property located at 1918 Oakland Rd Freeland 21053

which is presently zoned RC-2

This Petition shall be filed with the Office of Zoning Administration & Development Management.

The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section(s) 400.2 To allow an accessory structure height of 26 ft. in lieu of the maximum permitted 15 ft.

of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County; for the following reasons: (indicate hardship or practical difficulty)

1. Due to the fact that the proposed building will be detached, we will be unable to meet the height restriction of 15 feet.
2. Current farm equipment is being stored in adjacent farm's out building - homous prop.

Property is to be posted and advertised as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of above Variance advertising, posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County

Contract Purchaser/Lessee

(Type or Print Name)

Signature

Address

City

State

Zipcode

Attorney for Petitioner

(Type or Print Name)

Signature

Address

Phone No

City

State

Zipcode

I/We do solemnly declare and affirm under the penalties of perjury that I/we are the legal owner(s) of the property which is the subject of this Petition

Legal Owner(s).

Loretta Farley Marconi
(Type or Print Name)

Loretta Farley Marconi
Signature

Richard Allan Marconi
(Type or Print Name)

Richard Allan Marconi
Signature

H-410-343-1922

1918 Oakland Rd W-X 2762
Address

Phone No

Freeland, Md, 21053
City State Zipcode

Name, Address and phone number of representative to be contacted

Name

Address

Phone No

A Public Hearing having been requested and/or found to be required it is ordered by the Zoning Commissioner of Baltimore County this ___ day of _____, 19___ that the subject matter of this petition be set for a public hearing advertised as required by the Zoning Regulations of Baltimore County in two newspapers of general circulation throughout Baltimore County and that the property be reposted

Zoning Commissioner of Baltimore County

REVIEWED BY: [Signature] DATE: 7-28-98

ESTIMATED POSTING DATE: 8/9/98



Printed with Soybean Ink on Recycled Paper

ITEM #:

46

99-46-A

ORDER RECEIVED FOR FILING

Date

By

Affidavit in support of Administrative Variance

The undersigned hereby affirms under the penalties of perjury to the Zoning Commissioner of Baltimore County, as follows:

That the information herein given is within the personal knowledge of the Affiant(s) and that Affiant(s) is/are competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

That the Affiant(s) ~~do~~ presently reside at 1918 Oakland Rd
address
Freeland Md 21053
City State Zip Code

That based upon personal knowledge, the following are the facts upon which I/we base the request for an Administrative Variance at the above address: (indicate hardship or practical difficulty)

(see front side)

That Affiant(s) acknowledge(s) that if a protest is filed, Affiant(s) will be required to pay a reposting and advertising fee and may be required to provide additional information.

Rosetta F Marconi
(signature)
Rosetta F Marconi
(type or print name)



Richard Allen Marconi
(signature)
Richard Allen Marconi
(type or print name)

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 28th day of July, 1998, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

Rosetta F Marconi & Richard Allen Marconi

the Affiants(s) herein, personally known or satisfactorily identified to me as such Affiant(s), and made oath in due form of law that the matters and facts hereinabove set forth are true and correct to the best of his/her/their knowledge and belief.

AS WITNESS my hand and Notarial Seal.

7/28/98
date

[Signature]
NOTARY PUBLIC

My Commission Expires: 11/1/98

A-24-PP

7/28 Zoning File - 10: A



Petition for Administrative Variance

to the Zoning Commissioner of Baltimore County

for the property located at 1918 Oakland Rd. FreeLand 21053
which is presently zoned RC-2

This Petition shall be filed with the Office of Zoning Administration & Development Management.

The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section(s) 400.2 To allow an accessory

structure height of 26 ft in lieu of the maximum permitted
+ 15 ft.

of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County; for the following reasons: (indicate hardship or practical difficulty)

1. Due to the fact that the proposed building will be detached, we will be unable to meet the height restriction of 15 feet.
2. Current farm equipment is being stored in adjacent farm's out building - Bowman's property.

Property is to be posted and advertised as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of above Variance advertising, posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County

I/We do solemnly declare and affirm under the penalties of perjury that I/we are the legal owner(s) of the property which is the subject of this Petition

Contract Purchaser/Lessee

(Type or Print Name)

Signature

Address

City

State

Zipcode

Attorney for Petitioner

(Type or Print Name)

Signature

Address

Phone No

City

State

Zipcode

Legal Owner(s)

(Type or Print Name)

Signature

(Type or Print Name)

Signature

Address

Phone No

City

State

Zipcode

Name Address and phone number of representative to be contacted

Name

Address

Phone No

A Public Hearing having been requested and/or found to be required it is ordered by the Zoning Commissioner of Baltimore County this ___ day of _____ 19__ that the subject matter of this petition be set for a public hearing advertised as required by the Zoning Regulations of Baltimore County in two newspapers of general circulation throughout Baltimore County and that the property be reposted

Zoning Commissioner of Baltimore County

REVIEWED BY: JA

DATE: 7-28-98

ESTIMATED POSTING DATE: 8/9/98



Printed on Soy Ink on Recycled Paper

99-46-A

ITEM #: 46

Affidavit in support of Administrative Variance

The undersigned hereby affirms under the penalties of perjury to the Zoning Commissioner of Baltimore County, as follows:

That the information herein given is within the personal knowledge of the Affiant(s) and that Affiant(s) is/are competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

That the Affiant(s) does do presently reside at 1918 Oakland Rd
address
Freeland Md 21053
City State Zip Code

That based upon personal knowledge, the following are the facts upon which I/we base the request for an Administrative Variance at the above address: (indicate hardship or practical difficulty)

(see front side)

That Affiant(s) acknowledge(s) that if a protest is filed, Affiant(s) will be required to pay a reposting and advertising fee and may be required to provide additional information.

Loretta F. Marconi
(signature)
Loretta F Marconi
(type or print name)



Richard Allan Marconi
(signature)
Richard Allan Marconi
(type or print name)

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 28th day of July, 19 98, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

Loretta & Richard Marconi

the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s), and made oath in due form of law that the matters and facts hereinabove set forth are true and correct to the best of his/her/their knowledge and belief.

AS WITNESS my hand and Notarial Seal.

7/28/98
date

[Signature]
NOTARY PUBLIC
My Commission Expires: 11/1/98

A-24-PP

Zoning Description for 1918 Oakland Freeland Md.
21053, Election Dist. 6
Councilmanic Dist. 3

46

BEGINNING at a point on the north side of the Oakland Road, this point being in the first line of the description of the whole tract of Raymond Coates, Jr., and is located South 73 degrees 15 minutes West 207.8 feet from an iron pin near a sassafras tree which is the point of beginning of the description of the whole tract of Raymond Coates, Jr., and running thence with the first line of the said whole tract and binding thereon south 73 degrees 15 minutes West 114 feet to a point on the South side of the Oakland Road, thence binding on the second line of the whole tract crossing the Oakland Road North 22 degrees 30 minutes West 53.6 feet to a flint stone, thence binding on the third line of the whole tract North 61 degrees 10 minutes East 245 feet to a stone, thence continuing on the same course for a line of division North 61 degrees 10 minutes East 378 feet to a point, thence by seven additional lines of division as follows: North 34 degrees East 38 feet, North 62 degrees East 168 feet, North 19 degrees West 108 feet, North 84 $\frac{1}{4}$ degrees East 246 feet, South 40 $\frac{1}{4}$ degrees East 39 feet, South 61 degrees 10 minutes West 940 feet, and South 10 degrees West 60 feet to the place of beginning. Containing an area of 1 acre and 11 square perches. The improvements thereon being known as No. 1918 Oakland Road.

Included in the above description is a 20 foot wide strip of land leading from the dwelling now standing on the property to Oakland Road, intended to be used as a roadway by grantee, their heirs, personal representatives and assigns in common with the owners of land bordering along said strip.

BEING the same property described in a Deed from J. Withers Davis and Robin L. Davis, his wife, to Richard A. Marconi and Loretta F. Marconi, his wife, dated July 14, 1989 and recorded among the Land Records of Baltimore County in Liber S.M. No. 8229, folio 333.

99-46-A

BALTIMORE COUNTY, MAR
OFFICE OF BUDGET & FINANCE
MISCELLANEOUS RECEIPT

ND

Item 46
No. 056537

DATE 7-28-98 ACCOUNT R-001-6150
AMOUNT \$ 50.00

RECEIVED
FROM: Mr. Marconi

FOR: Residential Variances (ADAM) filing fee
1918 Oakland Rd.

DISTRIBUTION

WHITE - CASHIER

PINK - AGENCY

YELLOW - CUSTOMER

99-46-A

PAID RECEIPT

PROCESS	ACTUAL	TIME
7/28/1998	7/28/1998	10:30:23
REC W501	CASHIER CLUM GML	DRAMER
5 MISCELLANEOUS CASH RECEIPT		
Receipt #	(056537)	
GR. NO.	056537	

50.00 CHECK
Baltimore County, Maryland

Check #5099

CASHIER'S VALIDATION

CERTIFICATE OF POSTING

RE: Case # 99-46-A
Petitioner/Developer:
(Richard Marconi)
Date of Posting/Closing:
(August 24, 1998)

Baltimore County Department of
Permits and Development Management
County Office Building, Room 111
111 West Chesapeake Avenue
Towson, Maryland 21204

Attention : Ms. Gwendolyn Stephens

Ladies and Gentleman:

This letter is to certify under the penalties of perjury that the necessary sign(s) required by
law were posted conspicuously on the property located at _____
1918 Oakland Road Baltimore, Maryland 21053 _____

The sign(s) were posted on _____ August 9, 1998 _____
(Month, Day, Year)

Sincerely,

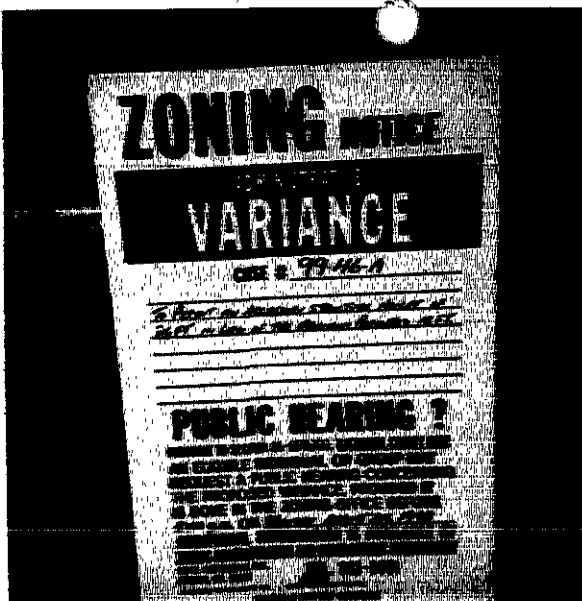

(Signature of Sign Poster & Date)

_____ Thomas P. Ogle, Sr. _____

_____ 325 Nicholson Road _____

_____ Baltimore, Maryland 21221 _____

_____ (410)-687-8405 _____
(Telephone Number)



ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATES

Case Number 99- 46 -A Address 1918 OAKLAND Rd.

Contact Person: John Sullivan Phone Number: 410-887-3391
Planner, Please Print Your Name

Filing Date: 7-28-98 Posting Date: 8-9-98 Closing Date: 8-24-98

Any contact made with this office regarding the status of the administrative variance should be through the contact person (planner) using the case number.

1. **POSTING/COST:** The petitioner must use one of the sign posters on the approved list (on the reverse side of this form) and the petitioner is responsible for all printing/posting costs. Any reposting must be done only by one of the sign posters on the approved list and the petitioner is again responsible for all associated costs. The zoning notice sign must be visible on the property on or before the posting date noted above. It should remain there through the closing date.
2. **DEADLINE:** The closing date is the deadline for an occupant or owner within 1,000 feet 0to file a formal request for a public hearing. Please understand that even if there is no formal request for a public hearing, the process is not complete on the closing date.
3. **ORDER:** After the closing date, the file will be reviewed by the zoning or deputy zoning commissioner. He may: (a) grant the requested relief; (b) deny the requested relief; or (c) order that the matter be set in for a public hearing. You will receive written notification (typically within 7 to 10 days of the closing date) as to whether the petition has been granted, denied, or will go to public hearing. The order will be mailed to you by First Class mail.
4. **POSSIBLE PUBLIC HEARING AND REPOSTING:** In cases that must go to a public hearing (whether due to a neighbor's formal request or by order of the zoning or deputy zoning commissioner), notification will be forwarded to you. The sign on the property must be changed giving notice of the hearing date, time and location. As when the sign was originally posted, certification of this change and a photograph of the altered sign must be forwarded to this office.

(Detach Along Dotted Line)

Petitioner: This Part of the Form is for the Sign Poster Only

USE THE ADMINISTRATIVE VARIANCE SIGN FORMAT

Case Number 99- 46 -A Address 1918 OAKLAND Rd.

Petitioner's Name Richard Marconi Telephone _____

Posting Date: 8-9-98 Closing Date: 8-24-98

Wording for Sign: To Permit an accessory structure height 26 ft.
in lieu of the maximum permitted 15 ft.

APPROVED SIGN POSTERS

Stacy Gardner
Shannon-Baum Signs, Inc.
105 Competitive Goals Drive
Baltimore, MD 21784

Telephone: (410) 781-4000
Toll Free: (800) 368-2295
Fax: (410) 781-4673

Richard Hoffman
904 Dellwood Avenue
Fallston, MD 21047

Telephone: (410) 879-3122

Garland E. Moore
3225 Ryerson Circle
Baltimore, MD 21227

Telephone: (410) 242-4263
Mobile: (410) 382-4470

Tom Ogle
325 Nicholson Road
Baltimore, MD 21221

Telephone: (410) 687-8405
Mobile: (410) 262-8163
Fax: (410) 687-4381

Patrick M. O'Keefe, Sr.
523 Penny Lane
Hunt Valley, MD 21030

Telephone: (410) 666-5366
Cell: (410) 905-8571
Fax: (410) 628-2574
(410) 882-2469

THE PETITIONER MUST USE ONE OF THE SIGN POSTERS ON THIS APPROVAL LIST. ANY REPOSTING MUST ALSO BE DONE BY ONE OF THESE APPROVED POSTERS. IF YOU WISH TO SELECT A POSTER NOT SHOWN ON THE LIST ABOVE, PRIOR APPROVAL BY THE DEPARTMENT OF PERMITS AND DEVELOPMENT MANAGEMENT/ZONING REVIEW IS REQUIRED.

THIS DEPARTMENT IS NOT ASSOCIATED WITH ANY OF THE ABOVE POSTERS, NOR DO WE RECOMMEND ANY SPECIFIC ONE. WE DO SUGGEST THAT YOU CONTACT A NUMBER OF THEM TO COMPARE PRICES SINCE THEIR CHARGES MAY VARY.

**DEPARTMENT OF PERMITS AND DEVELOPMENT MANAGEMENT
ZONING REVIEW**

ADVERTISING REQUIREMENTS AND PROCEDURES FOR ZONING HEARINGS

The Baltimore County Zoning Regulations (BCZR) require that notice be given to the general public/neighboring property owners relative to property which is the subject of an upcoming zoning hearing. For those petitions which require a public hearing, this notice is accomplished by posting a sign on the property (responsibility of the petitioner) and placement of a notice in a newspaper of general circulation in the County, both at least fifteen (15) days before the hearing.

Zoning Review will ensure that the legal requirements for advertising are satisfied. However, the petitioner is responsible for the costs associated with these requirements. The newspaper will bill the person listed below for the advertising. This advertising is due upon receipt and should be remitted directly to the newspaper.

OPINIONS MAY NOT BE ISSUED UNTIL ALL ADVERTISING COSTS ARE PAID.

For Newspaper Advertising:

Item Number or Case Number: 99-46-A
Petitioner: Richard Marconi
Address or Location: 1918 Oakland Rd.

PLEASE FORWARD ADVERTISING BILL TO:

Name: Richard Marconi
Address: 1918 Oakland Rd Freeland Md 21053

Telephone Number: (410) 343-1922



Baltimore County
Department of Permits and
Development Management

Development Processing
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

August 19, 1998

Mr. & Mrs. Richard Marconi
1918 Oakland Road
Freeland, MD 21053

RE: Item No.: 46
Case No.: 99-46-A
Location: 1918 Oakland Road

Dear Mr. & Mrs. Marconi:

The above referenced petition was accepted for processing by the Bureau of Zoning Review, Department of Permits and Development Management (PDM), on July 28, 1998.

The Zoning Advisory Committee (ZAC), which consists of representatives from several Baltimore County approval agencies, has reviewed the plans that were submitted with your petition. All comments submitted thus far from the members of the ZAC are attached. These comments are not intended to indicate the appropriateness of the zoning action requested, but to ensure that all parties (zoning commissioner, attorney, petitioner, etc.) are made aware of plans or problems with regard to the proposed improvements that may have a bearing on this case. All comments will be placed in the permanent case file.

If you need further information or have any questions regarding these comments, please do not hesitate to contact the commenting agency.

Very truly yours,

W. Carl Richards, Jr.
Zoning Supervisor
Zoning Review

WCR:ggs

Enclosures



BALTIMORE COUNTY, MARYLAND
DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT
INTER-OFFICE CORRESPONDENCE

TO: POM

FROM: R. Bruce Seeley .
Permits and Development Review
DEPRM

SUBJECT: Zoning Advisory Committee
Meeting Date: 8/10/98

DATE: 8/17/98

The Department of Environmental Protection & Resource Management has no comments for the following Zoning Advisory Committee Items:

Item #'s: 4/6

RBS:sp

BRUCE2/DEPRM/TXTS8P

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Arnold Jablon, Director
Department of Permits
and Development Management

DATE: August 11, 1998

FROM: Arnold F. 'Pat' Keller, III, Director
Office of Planning

SUBJECT: Zoning Advisory Petitions

The Planning Office has no comments on the following petitions (s):

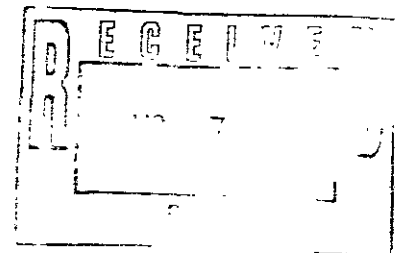
Item Nos. 46 & 50

If there should be any questions or if this office can provide additional information,
please contact Jeffrey Long in the Office of Planning at (401) 887-3480.

Section Chief:

Jeffrey W. Long

AFK/JL



B A L T I M O R E C O U N T Y, M A R Y L A N D

I N T E R O F F I C E C O R R E S P O N D E N C E

TO: Arnold Jablon, Director
 Department of Permits & Development
 Management

Date: August 18, 1998

FROM: *fw* Robert W. Bowling, Chief
 Development Plans Review Division

SUBJECT: Zoning Advisory Committee Meeting
 for August 17, 1998
 Item Nos. 044, 045, 046, 047, 048,
 049, 050, 051, 052, 053, 054

Revised Plats for Reclassification
Case #CR-98-367-A
(7218 Windsor Mill Road)

Revised Petition; Environmental
Impact Statement, Description, and
Plats for Reclassification
Case #R-97-465
(1856 Reisterstown Road)

The Development Plans Review Division has reviewed the subject zoning items, and we have no comments.

RWB:HJO:jrb

cc: File

ZONE0717.NOC



Baltimore County
Fire Department

Office of the Fire Marshal
700 East Joppa Road
Towson, Maryland 21286-5500
(410)887-4880

AUG. 12, 1998

Arnold Jablon, Director
Zoning Administration and Development Management
Baltimore County Office Building
Towson, MD 21204
MAIL STOP-1105

RE: Property Owner: SEE BELOW

Location: DISTRIBUTION MEETING OF AUG. 10, 1998.

Item No.: SEE BELOW

Zoning Agenda:

Gentlemen:

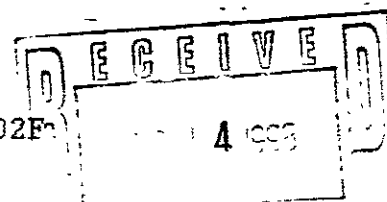
Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below are applicable and required to be corrected or incorporated into the final plans for the property.

8. The Fire Marshal's Office has no comments at this time,
IN REFERENCE TO THE FOLLOWING ITEM NUMBERS: 044, 045, 046,
047, 048, 049, 050, 051 AND 053.

REVIEWER: LT. ROBERT P. SAUERWALD

Fire Marshal Office, PHONE 887-4881, MS-1102F

cc: File





**Maryland Department of Transportation
State Highway Administration**

Parris N. Glendening
Governor

David L. Winstead
Secretary

Parker F. Williams
Administrator

Ms. Gwen Stephens
Baltimore County Office of
Permits and Development Management
County Office Building, Room 109
Towson, Maryland 21204

RE: Baltimore County 8.11.9V
Item No. 046 JJS

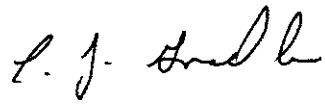
Dear Ms. Stephens:

This office has reviewed the referenced item and we have no objection to approval as it does not access a State roadway and is not affected by any State Highway Administration projects.

Please contact Larry Gredlein at 410-545-5606 or by E-mail at (lgredlein@sha.state.md.us).

Thank you for the opportunity to review this item.

Very truly yours,


for Ronald Burns, Chief
Engineering Access Permits
Division

LG

My telephone number is _____

Maryland Relay Service for Impaired Hearing or Speech
1-800-735-2258 Statewide Toll Free

Mailing Address: P.O. Box 717 • Baltimore, MD 21203-0717
Street Address: 707 North Calvert Street • Baltimore, Maryland 21202



County Council of Baltimore County

Court House, Towson, Maryland 21204

(410) 887-3196

Fax (410) 887-5791

Stephen G. Samuel Moxley
FIRST DISTRICT

Kevin Kamenetz
SECOND DISTRICT

T. Bryan McIntire
THIRD DISTRICT

Douglas B. Riley
FOURTH DISTRICT

Vincent J. Gardina
FIFTH DISTRICT

Joseph Bartenfelder
SIXTH DISTRICT

Louis L. DePazzo
SEVENTH DISTRICT

Thomas J. Peddicord, Jr.
LEGISLATIVE COUNSEL
SECRETARY

July 8, 1998

Mr. Lawrence E. Schmidt
Zoning Commissioner
401 Bosley Avenue
Towson, Maryland 21204

Item #46

Dear Mr. Schmidt:

Attached please find a copy of Resolution 49-98 concerning the public disclosure of Richard Marconi, an employee of the Baltimore County Department of Environmental Protection and Resource Management. Mr. Marconi has applied for a zoning variance in order to build a barn on his property located at 1918 Oakland Road, Freeland, Maryland 21053.

This Resolution was unanimously approved by the County Council at its July 6, 1998 meeting and is being forwarded to you for appropriate action.

Sincerely,

A handwritten signature in cursive script, reading "Thomas J. Peddicord, Jr.", written in black ink.

Thomas J. Peddicord, Jr.
Legislative Counsel/Secretary

TJP:dp
Enclosure

cc: Mr. Richard Marconi
R04998.WPD

99-46-A

COUNTY COUNCIL OF BALTIMORE COUNTY, MARYLAND
Legislative Session 1998, Legislative Day No. 14

Resolution No. 49-98

Mr. T. Bryan McIntire, Councilman

By the County Council, July 6, 1998

A RESOLUTION concerning the public disclosure of Richard Marconi, an employee of the Baltimore County Department of Environmental Protection and Resource Management.

WHEREAS, Richard Marconi, an employee of Baltimore County, has applied for a zoning variance in order to build a barn on his property located at 1918 Oakland Road, Freeland, Maryland 21053; and

WHEREAS, this Resolution is intended to provide full public disclosure under Section 26-3(e) of the Baltimore County Code.

NOW, THEREFORE, BE IT RESOLVED BY THE COUNTY COUNCIL OF BALTIMORE COUNTY, MARYLAND, that the application for a variance filed by Richard Marconi does not contravene the public welfare and is hereby authorized.

READ AND PASSED this *6th* day of *July*, 1998.

BY ORDER



Thomas J. Peddicord, Jr.
Secretary



S. G. Samuel Moxley
Chairman, County Council

ITEM: Resolution 49-98

Plat to accompany Petition for Zoning ☒ Variance ☐ Special Hearing

PROPERTY ADDRESS: 1918 Oakland Rd

see pages 5 & 6 of the CHECKLIST for additional required information

Subdivision name: N/A

Freehand Map 21153

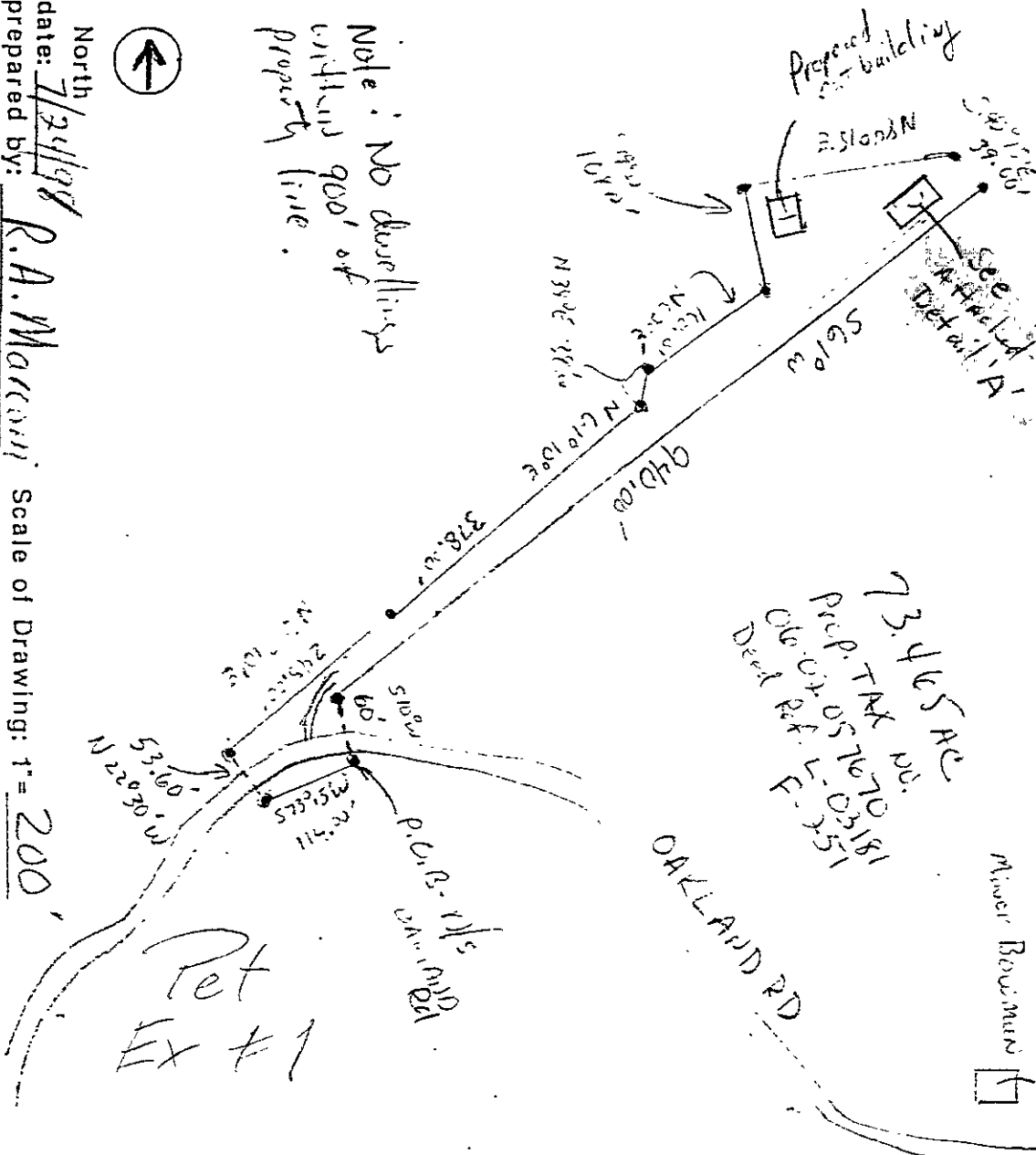
plat book# , folio# , lot# , section#

OWNER: Richard and Loretha Marconi

New Freedom Bk

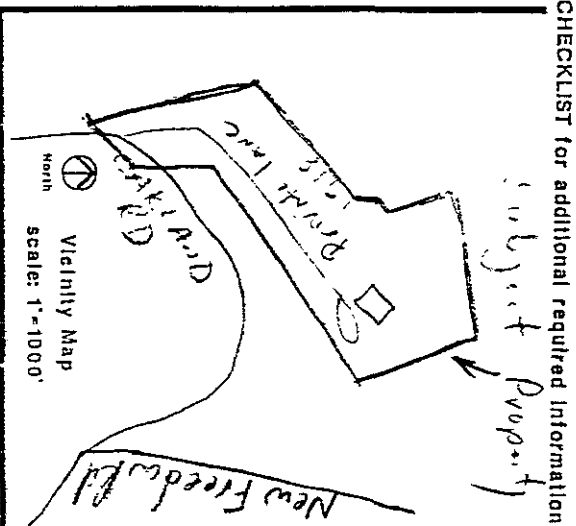
Minor Boulevard

73.465 AC.
Prop. TAX No. 7670
P.O.D. 576703181
Oakland Rd. E-351



Note: No dwellings within 900' of property line.

North date: 7/24/98
prepared by: R.A. Marconi Scale of Drawing: 1" = 200'



LOCATION INFORMATION

Election District: 10

Councilmanic District: 3

1"=200' scale map#: NW 39-E

Zoning: R, C, 2

Lot size: 1.16 Acres, 69,696
acres/sq. feet

SEWER: ☐ public ☒ private
WATER: ☐ ☒

Chesapeake Bay Critical Area: ☐ Yes ☒ No

Prior Zoning Hearings: NONE

Zoning Office USE ONLY

reviewed by: ITEM #: CASE#:

RA 46

99-46-A

Plat to accompany Petition for Zoning ☒ Variance ☐ Special Hearing

PROPERTY ADDRESS: 918 Oakland Ave. Oakland, Mo.

see pages 5 & 6 of the CHECKLIST for additional required information

Subdivision name: 8715

plat book# _____, folio# _____, lot# _____, section# _____

OWNER: Richard and Janet Maccioni

Df

Scale 1 = 50

NOTE - NO Dwellings
within 900' of
prop line

ey Dwelling 32
Above ground

LOCATION INFORMATION

Election District: 63
Councilmanic District:

Councilman's District:

1"=200' scale map#3:

Zoning: R1, C, I, C

Lot size: 1 acre 2 perches
acreage square feet

acreage square feet

SEWER: ☐ public ☒ private

WATER: ☐ ☒

☒ Local Area:

Prior Zoning Hearings:

Zoning Office USE ONLY!

reviewed by:	ITEM #:	CASE#:

North
date: 7/21/98
prepared by: P. A. M. [signature]

'Scale of Drawing: 1"= 20'

This property was examined and is not identified as having flood hazards.

Proposed
Outbuilding

35'x42'x(20')

35' x 42' x (26'4")

ex. well 30' from dwelling

A hand-drawn sketch of a rectangular lot. The lot is labeled "1918 OAKLAND" and "2 story Duell". The dimensions are given as 60.5' on the left side and 31.8' on the bottom side. The front boundary is labeled "Front". There are arrows indicating the front and back boundaries. The lot is situated between two streets, with a 15' setback indicated on the top boundary.

246.0

12-13-50

35





99.46-A



99.46-A



99.46-A

SCALE	LOCATION	SHEET
1" = 200' ±	SUNSET VIEW	N.W.
DATE OF PHOTOGRAPHY JANUARY 1986		39-E

BALTIMORE COUNTY
OFFICE OF PLANNING AND ZONING
PHOTOGRAPHIC MAP